CE 342-06 Morgan, Joan

MSA. S. 1829-5699

(S Common S) (6/5/0/8 Robert L. Ehrlich, Jr. Governor

Michael S. Steele
Lt. Governor



Martin G. Madden Chairman

Ren Serey
Executive Director

STATE OF MARYLAND CRITICAL AREA COMMISSION CHESAPEAKE AND ATLANTIC COASTAL BAYS

1804 West Street, Suite 100, Annapolis, Maryland 21401 (410) 260-3460 Fax: (410) 974-5338 www.dnr.state.md.us/criticalarea/

June 5, 2006

Ms. Amanda Gordon Cecil County Department of Planning and Zoning 129 East Main Street Elkton, MD 21921

RE: Subdivision: Joan T. Morgan; Carolina Ave. Earleville, MD

TM 56 Block 1 Parcel 91 Lots 96, 97, 98

Dear Ms. Gordon:

Thank you for providing information regarding the above referenced subdivision. The applicant is seeking to adjust lot lines to increase the parcel size of Lots 97 & 98 from 0.103 acres to 0.128 acres and reduce Lot 96 to 0 acres. The parcels are designated Intense Development Area (IDA).

Based on the information provided I have no comments.

Thank you for the opportunity to provide comments. If you have any questions, please contact me at 410-260-3475.

Sincerely,

Kate Schmidt

Natural Resource Planner

CE 342-06



EXISTING PROPLINES

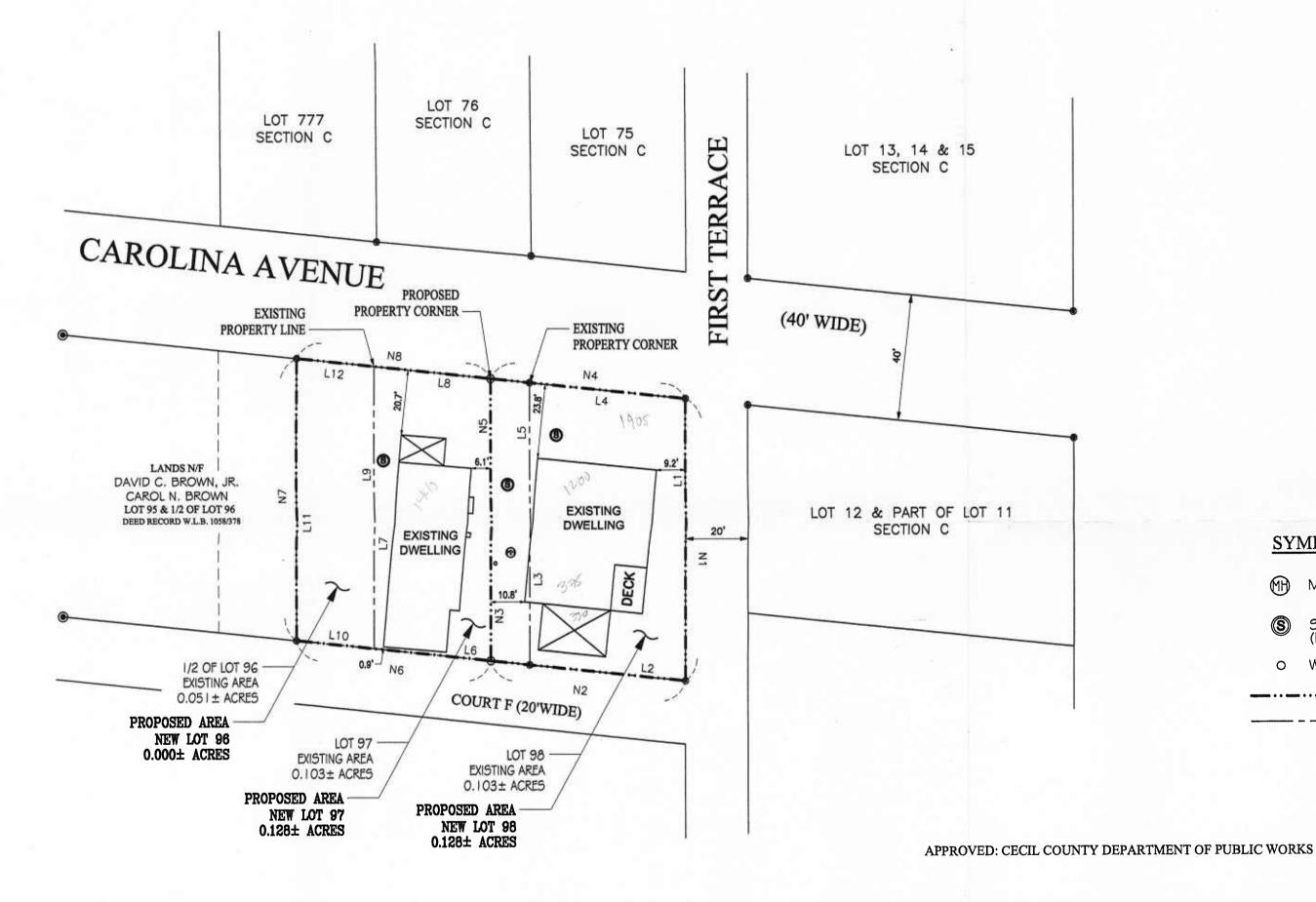
L12 S84'05'13"E

LINE	BEARING	DISTANC
L1	S00'00'01"W	90.00
L2	N84'05'13"W	50.00
L3	N00'00'01"E	90.00
L4	S84'05'13"E	50.00
L5	S00'00'01"W	90.00
L6	S84'05'13"E	50.00
L7	N00'00'01"E	90.00
L8	S84'05'13"E	50.00
L9	S00°00'01"W	90.00
L10	N84'05'13"W	25.00
L11	N00'00'01"E	90.00

25.00'

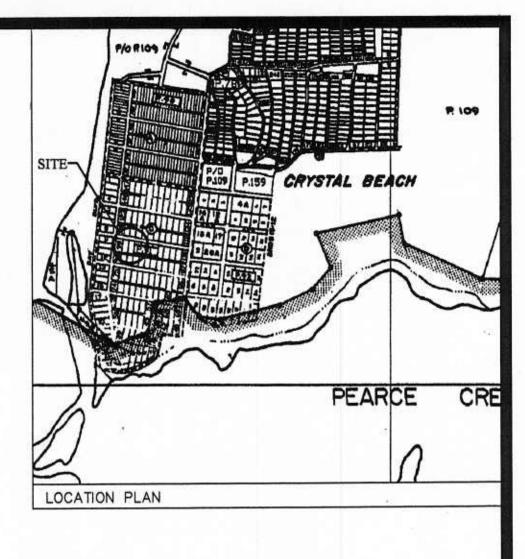
PROPOSED PROPERTY LINE (NEW)

	LINE	BEARING	DISTANCE		
	N1	S00'00'01"W	90.00'		
	N2	N84'05'13"W	62.50'		
	N3	N00'00'01"E	90.00'		
	N4	S84°05'13"E	62.50'		
	N5	S00°00'01"W	90.00'		
	N6	N84'05'13"W	62.50'		
	N7	N00'00'01"E	90.00'		
	N8	S84'05'13"E	62.50'		



NOTES:

- 1) APPLICATION IS HEREBY MADE FOR APPROVAL OF THE INDICATED TRANSFER OF LAND SOLELY FOR ADDING TO ADJOINING HOLDINGS AND NOT FOR DEVELOPMENT. ANY FUTHER SUBDIVISION OF THIS LAND OR BUILDING DEVELOPMENT WILL BE SUBMITTED IN THE REGULAR MANNER FOR APPROVAL IN ACCORDANCE WITH THE EXISTING SUBDIVISION REGULATIONS.
- 2) THIS PROJECT IS EXEMT UNDER THE PROVISIONS OF SECTION 3.2N OF THE CECIL COUNTY FOREST CONSERVATION REGULATIONS.
- 3) LOT 98 & 97 RETAINS THE STATUS OF EXISTING LOT OF RECORD RELATIVE TO SEWAGE DISPOSAL REQUIREMENTS AS SPECIFIED IN COMAR 26.04.02.02 B (1) (01).



DATA COLUMN:

5) WATER SUPPLY __

6) SEWAGE DISPOSAL

I)	ZONING	RURAL RESIDEN	ITIAL
2)	TAX PARCEL	MAP 56 PARCE (LOTS 98, 97	
3)	DEED RECORD	N.D.S. 166/12	2 \$ N.D.S. 297/872
4)	ACREAGE EXISTING		
	EXISTING PARCEL 91 (LOT 9	<u>8)</u>	0.103 ± ACRES
	PROPOSED PARCEL 91 (LOT	98)	<u>0.128±</u> ACRES
	EXISTING PARCEL 91 (LOT 9) PROPOSED PARCEL 251		0.103± ACRES 0.128± ACRES
	EXISTING PARCEL 91 (P/O LC PROPOSED PARCEL 91 (P/O L		0.05 ± ACRES 0.000± ACRES

PRIVATE WELL

PRIVATE SEPTIC SYSTEM

SYMBOLS LEGEND:

MAN HOLE

SEWER OR SEPTIC AREA (PER OWNER)

----- PROPOSED LINE --- EXISTING LOT LINE

MINOR SUBDIVISION

FOR

ADDITION OF LAND

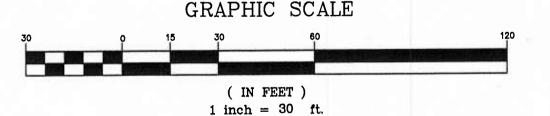
PREPARED FOR

JOAN T. MORGAN 9 CAROLINA AVENUE

LOTS 98, 97, & ONE HALF OF LOT 96, CRYSTAL BEACH MANOR

FIRST ELECTION DISTRICT

CECIL COUNTY - STATE OF MARYLAND SCALE: 1"=30' DATE: APRIL 4, 2006



CERTIFICATION OF OWNERSHIP

THE REQUIREMENTS OF SECTION 72B, ARTICLE 17 OF THE ANNOTATED CODE OF MARYLAND (PLACK 1947 SUPPLEMENT) AS FAR AS THEY RELATE TO THE PREPARATION OF THIS PLAT HAS BEEN COMPLIED WITH.

I, JOAN T. MORGAN, HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN HEREON, AND THAT THIS PLAT WAS MADE AT MY DIRECTION.

DATE JOAN T. MORGAN

OWNER\ADDRESS

DATE

DATE

DIRECTOR OR SENIOR ENGINEER

APPROVED: CECIL COUNTY HEALTH DEPARTMENT

JOAN T. MORGAN 9 CAROLINA AVENUE EARLEVILLE, MD 21919-191 PHONE: (410) 275-8632

MAY 2 5 2006 FRITICAL AREA COMMISSION Chesa eake & Atlantic Coastal Bays BY NO. DATE DESCRIPTION

P.E.L.S.A. COMPANY, INC. LAND CONSULTANTS AND SURVEYORS

610 PEOPLES PLAZA, NEWARK, DE 19702 PHONE: (302)834-3771 FAX: (302)834-2282

DESIGN BY: ____ SURVEY BY: __JC DRAWN BY: __JLS CHECKED BY: ___MRP REF. DRAWINGS: SHEET NO. 1 OF 1 DRAWING NO: E-2253-846-M

CERTIFICATION OF ACCURACY:

, MICHAEL R. PARASKEWICH, SR., A REGISTERED PROPERTY LINE SURVEYOR IN THE STATE OF MARYLAND, DO HEREBY CERTIFY THAT THE PREPARATION OF THIS PLAT IS IN COMPLIANCE WITH SECTION 3-108, REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF MARYLAND AND SUBSEQUENT AMENDMENTS.

PURPOSE OF PLAN:

CONFORM TO THE PROPERTY LINES.

EXISTING LOT LINE FOR LOTS 97 \$ 98 GO THROUGH THE DWELLING ON LOT 98. THE PURPOSE OF THIS PLAN IS TO RESUBDIVIDE THE LOTS TO MAKE THE EXISTING HOUSE

MICHAEL R. PARASKEWICH , SR.